

Attorney or Party Name, Address, Telephone & FAX Nos., State Bar No. & Email Address AARON E. DE LEEST (State Bar No. 216832) adeleest@DanningGill.com DANNING, GILL, ISRAEL & KRASNOFF, LLP 1901 Avenue of the Stars, Suite 450 Los Angeles, California 90067-6006 Telephone (310) 277-0077 Facsimile (310) 277-5735 <input type="checkbox"/> <i>Movant(s) appearing without an attorney</i> <input checked="" type="checkbox"/> <i>Attorney for Movant(s)</i>	FOR COURT USE ONLY
UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA - SANTA ANA DIVISION	
In re: JAMIE LYNN GALLIAN, Debtor(s).	CASE NO.: 8:21-bk-11710- SC CHAPTER: 7 DECLARATION THAT NO PARTY REQUESTED A HEARING ON MOTION LBR 9013-1(o)(3) [No Hearing Required]

1. I am the ☐ Movant(s) or ☒ attorney for Movant(s) or ☐ employed by attorney for Movant(s).
2. On (date): 08/25/2022 Movant(s) filed a motion or application (Motion) entitled: Trustee's Notice of Intent to Abandon Estate's Interest in Claims against Randall L. Nickel relating to the October 2018 Transfer of the Debtor's Interest in the Property Commonly Known as 4476 Alderport Dr. #53, Huntington Beach, California 92649
3. A copy of the Motion and notice of motion is attached to this declaration.
4. On (date): 08/25/2022 Movant(s), served a copy of ☒ the notice of motion or ☐ the Motion and notice of motion on required parties using the method(s) identified on the Proof of Service of the notice of motion.
5. Pursuant to LBR 9013-1(o), the notice of motion provides that the deadline to file and serve a written response and request for a hearing is 14 days after the date of service of the notice of motion, plus 3 additional days if served by mail, or pursuant to F.R.Civ.P. 5(b)(2)(D) or (F).
6. More than 28 days have passed after Movant(s) served the notice of motion.
7. I checked the docket for this bankruptcy case and/or adversary proceeding, and no response and request for hearing was timely filed.
8. No response and request for hearing was timely served on Movant(s) via Notice of Electronic Filing, or at the street address, email address, or facsimile number specified in the notice of motion.

This form is mandatory. It has been approved for use in the United States Bankruptcy Court for the Central District of California.

9. Based on the foregoing, and pursuant to LBR 9013-1(o), a hearing is not required.

Movant(s) requests that the court grant the motion and enter an order without a hearing.

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

Date: 09/23/2022

/s/ Aaron E. de Leest

Signature

AARON E. DE LEEST

Printed name

1 ERIC P. ISRAEL (State Bar No. 132426)
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6 Attorneys for Jeffrey I. Golden,
Chapter 7 Trustee
7

8 **UNITED STATES BANKRUPTCY COURT**
9 **CENTRAL DISTRICT OF CALIFORNIA**
10 **SANTA ANA DIVISION**
11

12 In re
13 JAMIE LYNN GALLIAN,
14 Debtor.

Case No. 8:21-bk-11710-ES

Chapter 7

**TRUSTEE'S NOTICE OF INTENT TO
ABANDON ESTATE'S INTEREST IN
CLAIMS AGAINST RANDALL L.
NICKEL RELATING TO THE
OCTOBER 2018 TRANSFER OF THE
DEBTOR'S INTEREST IN THE
PROPERTY COMMONLY KNOWN AS
4476 ALDERPORT DR. #53,
HUNTINGTON BEACH, CALIFORNIA
92649**

[No Hearing Required]

21 **TO ALL CREDITORS AND INTERESTED PARTIES:**

22 **PLEASE TAKE NOTICE THAT** Jeffrey I. Golden, as the Chapter 7 trustee (the
23 "Trustee") for the bankruptcy estate (the "Estate") of Jamie Lynn Gallian (the "Debtor"), seeks to
24 abandon the Estate's claims against Randall L. Nickel ("Nickel") arising solely out of the October
25 2018 transfer (the "Transfer") of the Debtor's interest in the property commonly known as
26 4476 Alderport Dr. #53, Huntington Beach, California 92649 (the "Property") to Nickel
27 (collectively, the "Claims"), including any claims under the Uniform Voidable Transactions Act
28 (California Civil Code §§ 3439 et seq.) and 11 U.S.C. § 544.

1 The Trustee has investigated the Claims relating to the Transfer of the Property and has
2 concluded that there is little to no value to the Estate in pursuing the Claims because the Trustee is
3 not likely to recover more than the fees and costs to be incurred by the Estate. Accordingly, the
4 Trustee believes that the Claims are burdensome to the Estate and of inconsequential value to the
5 Estate. Therefore, the Trustee hereby gives notice of his intention to abandon the Claims.

6 **NOTICE IS ALSO GIVEN** that, pursuant to Local Bankruptcy Rule 6007-1 and
7 9013-1(o)(3), any objection and request for a hearing must, not later than fourteen days from the
8 date of service of this notice, plus an additional three days if served by mail or pursuant to
9 Fed. R. Civ. P. 5(b)(2)(D) or (F), be filed with the Clerk of the Bankruptcy Court and served on:
10 (1) Jeffrey I. Golden, Trustee, 650 Town Center Drive, Suite 600, Costa Mesa, CA 92626; (2) the
11 Office of the United States Trustee at 411 West Fourth Street, Suite 7160, Santa Ana, CA 92701;
12 and (3) counsel for the Trustee whose addresses is listed on the top left hand corner of this notice.

13 Pursuant to Local Bankruptcy Rule 6007-1(d), if no timely objection and request for a
14 hearing are filed and served, the Trustee will take the intended action without further notice or
15 order of the Court. Any objections not timely filed and properly served will be deemed waived.

16 Pursuant to Local Bankruptcy Rule 6007-1(d)(2), the Trustee may lodge a proposed order
17 confirming the Trustee's abandonment of the Check but is not required to do so.

18 **NOTICE IS ALSO GIVEN** that, in the event that the Trustee receives an acceptable offer
19 to purchase the Claims before the expiration of the objection period set forth herein, the Trustee
20 reserves the right to withdraw this notice and seek Court approval of a sale of the Claims to the
21 highest bidder.

22
23 DATED: August 25, 2022

DANNING, GILL, ISRAEL & KRASNOFF, LLP

24
25 By: /s/ Aaron E. de Leest

26 AARON E. DE LEEST
27 Attorneys for Jeffrey I. Golden,
28 Chapter 7 Trustee

DATE OF MAILING: August 25, 2022

PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is 1901 Avenue of the Stars, Suite 450, Los Angeles, CA 90067-6006.

A true and correct copy of the foregoing document entitled (*specify*): TRUSTEE'S NOTICE OF INTENT TO ABANDON ESTATE'S INTEREST IN CLAIMS AGAINST RANDALL L. NICKEL RELATING TO THE OCTOBER 2018 TRANSFER OF THE DEBTOR'S INTEREST IN THE PROPERTY COMMONLY KNOWN AS 4476 ALDERPORT DR. #53, HUNTINGTON BEACH, CALIFORNIA 92649 will be served or was served **(a)** on the judge in chambers in the form and manner required by LBR 5005-2(d); and **(b)** in the manner stated below:

1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF): Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On August 25, 2022 I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below: ☒ Service information continued on attached page.

2. SERVED BY UNITED STATES MAIL: On August 25, 2022, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by causing to be placed a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

☒ Service information continued on attached page.

3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL (*state method for each person or entity served*): Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on (*date*) _____, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed. ☐ Service information continued on attached page.

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

August 25, 2022
Date

Vivian Servin
Printed Name

/s/ Vivian Servin
Signature

1. SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (“NEF”)

Aaron E DE Leest on behalf of Trustee Jeffrey I Golden (TR)
adeleest@DanningGill.com, danninggill@gmail.com;adeleest@ecf.inforuptcy.com

Robert P Goe on behalf of Creditor The Huntington Beach Gables Homeowners Association
kmurphy@goeforlaw.com, rgoe@goeforlaw.com;goeforecf@gmail.com

Robert P Goe on behalf of Plaintiff The Huntington Beach Gables Homeowners Association
kmurphy@goeforlaw.com, rgoe@goeforlaw.com;goeforecf@gmail.com

Jeffrey I Golden (TR)
lwerner@wgllp.com, jig@trustesolutions.net;kadele@wgllp.com

D Edward Hays on behalf of Creditor Houser Bros. Co. dba Rancho Del Rey Mobile Home Estates
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D Edward Hays on behalf of Interested Party Courtesy NEF
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ehays@ecf.courtdrive.com;kfrederick@ecf.courtdrive.com;cmendoza@marshackhays.com;cmendoza@ecf.courtdrive.com

D Edward Hays on behalf of Plaintiff Houser Bros. Co.
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Brandon J Iskander on behalf of Plaintiff The Huntington Beach Gables Homeowners Association
biskander@goeforlaw.com, kmurphy@goeforlaw.com

Eric P Israel on behalf of Trustee Jeffrey I Golden (TR)
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Laila Masud on behalf of Creditor Houser Bros. Co. dba Rancho Del Rey Mobile Home Estates
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Laila Masud on behalf of Interested Party Courtesy NEF
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Laila Masud on behalf of Plaintiff Houser Bros. Co.
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Mark A Mellor on behalf of Defendant Randall L Nickel
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Mark A Mellor on behalf of Interested Party Courtesy NEF
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Valerie Smith on behalf of Interested Party Courtesy NEF claims@recoverycorp.com

United States Trustee (SA) ustpregion16.sa.ecf@usdoj.gov

2. SERVED BY U.S. MAIL

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Jamie Lynn Gallian
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Huntington Beach, CA 92649

The Honorable Erithe Smith
U.S. Bankruptcy Court
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Santa Ana, CA 92701-4593

Employment Development Dept.
Bankruptcy Group MIC 92E
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Sacramento, CA 94280-0001

Franchise Tax Board
Bankruptcy Section MS: A-340
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Association of Flight Attendants
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San Dimas CA 91773-4045

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Orange County Public Defender
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Ted Phillips
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The Huntington Beach Gables
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zanine Jasso
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Jamie Lynn Gallian
16222 Monterey Ln Unit 376
Huntington Beach, CA 92649-2258

Jeffrey I Golden (TR)
650 Town Center Drive, Suite 600
Costa Mesa, CA 92626-7121

PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is 1901 Avenue of the Stars, Suite 450, Los Angeles, CA 90067-6006.

A true and correct copy of the foregoing document entitled (*specify*): DECLARATION THAT NO PARTY REQUESTED A HEARING ON MOTION will be served or was served **(a)** on the judge in chambers in the form and manner required by LBR 5005-2(d); and **(b)** in the manner stated below:

1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF): Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On September 23, 2022 I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

☒ Service information continued on attached page.

2. SERVED BY UNITED STATES MAIL: On September 23, 2022, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by causing to be placed a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

☒ Service information continued on attached page.

3. SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL (state method for each person or entity served): Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on (*date*) _____, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

☐ Service information continued on attached page.

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

September 23, 2022

Date

Beverly Lew

Printed Name

/s/ Beverly Lew

Signature

ADDITIONAL SERVICE INFORMATION (if needed):

1. SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING ("NEF")

Aaron E DE Leest on behalf of Trustee Jeffrey I Golden (TR)
adeleest@DanningGill.com, danninggill@gmail.com;adeleest@ecf.inforuptcy.com

Robert P Goe on behalf of Creditor The Huntington Beach Gables Homeowners Association
kmurphy@goeforlaw.com, rgoe@goeforlaw.com;goeforecf@gmail.com

Robert P Goe on behalf of Plaintiff The Huntington Beach Gables Homeowners Association
kmurphy@goeforlaw.com, rgoe@goeforlaw.com;goeforecf@gmail.com

Jeffrey I Golden (TR) lwerne@go2.law, jig@trustesolutions.net;kadele@go2.law

D Edward Hays on behalf of Creditor Houser Bros. Co. dba Rancho Del Rey Mobile Home Estates
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D Edward Hays on behalf of Plaintiff Houser Bros. Co.
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ehays@ecf.courtdrive.com;kfrederick@ecf.courtdrive.com;cmendoza@marshackhays.com;cmendoz
a@ecf.courtdrive.com

Brandon J Iskander on behalf of Creditor The Huntington Beach Gables Homeowners Association
biskander@goeforlaw.com, kmurphy@goeforlaw.com

Brandon J Iskander on behalf of Plaintiff The Huntington Beach Gables Homeowners Association
biskander@goeforlaw.com, kmurphy@goeforlaw.com

Eric P Israel on behalf of Trustee Jeffrey I Golden (TR)
eisrael@DanningGill.com, danninggill@gmail.com;eisrael@ecf.inforuptcy.com

Laila Masud on behalf of Creditor Houser Bros. Co. dba Rancho Del Rey Mobile Home Estates
lmasud@marshackhays.com, lmasud@ecf.courtdrive.com;kfrederick@ecf.courtdrive.com

Laila Masud on behalf of Interested Party Courtesy NEF
lmasud@marshackhays.com, lmasud@ecf.courtdrive.com;kfrederick@ecf.courtdrive.com

Laila Masud on behalf of Plaintiff Houser Bros. Co.
lmasud@marshackhays.com, lmasud@ecf.courtdrive.com;kfrederick@ecf.courtdrive.com

Mark A Mellor on behalf of Defendant Randall L Nickel
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Mark A Mellor on behalf of Interested Party Courtesy NEF
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Valerie Smith on behalf of Interested Party Courtesy NEF claims@recoverycorp.com

United States Trustee (SA) ustpreion16.sa.ecf@usdoj.gov

2. SERVED BY U.S. MAIL

Jamie Lynn Galian
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